



January 24, 2003

Dear Resident:

Subject: Edgehill, Section 4, Development Plan

The above-referenced development proposal, which has been submitted to the County for review and approval, consists of eight (8) single-family lots on property located adjacent to and north of the Edgehill, Section "L" subdivision. Per the proposed plan, Edgehill Lane would be extended through the subject property to a new intersection with Runaway Lane in the Falcon Crest subdivision. In accordance with Section 20.5-92(c)(4) of the Subdivision Ordinance, the County is required to provide written notice to the owners of lots fronting on the streets to be extended, as well as to the Homeowners' Association, if any.

A traffic operations and safety analysis of the proposed development has been provided by the developer, as required by the Subdivision Ordinance. This traffic study, which supports the road extension, has been determined to be acceptable by the County and the Virginia Department of Transportation. The County has decided that the design of the proposed street connection is acceptable and can be approved.

However, pursuant to Section 20.5-92 (c)(6) of the Subdivision Ordinance, this decision to allow the street connection may be appealed by any person or persons individually or severally aggrieved to the Planning Commission within fifteen (15) days of the date of this letter. The Commission, after conducting a public hearing, may affirm or overturn this decision. Appeals to the Planning Commission may be made through the Planning Division who may be reached at 890-3404. An application and fee of \$200.00 will be required.

Attached is an excerpt from the development plan which depicts the proposed street interconnection. Also, the preliminary plan and the traffic impact analysis are available for review between 8:15 a.m. and 5:00 p.m. at the Division of Development and Compliance located at 105 Service Drive off of Goodwin Neck Road. If you have any questions you may contact this office at 890-3531.

Sincerely,

H. Swanson Grizzard  
Senior Planner